

**IN THE UNITED STATES DISTRICT COURT
FOR THE DISTRICT OF MARYLAND**

COSTAR REALTY INFORMATION,)	
INC., et al.,)	
)	
Plaintiffs,)	Civil Action No. 08-CV-663-AW
)	
v.)	Filed May <u>28</u> , 2008
)	
MARK FIELD d/b/a ALLIANCE)	
VALUATION GROUP, et al.)	
)	
Defendants.)	
)	

FINAL ORDER AND JUDGMENT

Pursuant to the stipulation of Plaintiffs and Defendant GERALD A. TEEL CO., INC., it is hereby ORDERED, ADJUDGED, AND DECREED AS FOLLOWS:

1. Plaintiffs CoStar Realty Information, Inc. and CoStar Group, Inc. (collectively, "CoStar") are the owners of the registered copyrights in a number of photographs, some of which are identified in Exhibit A to the First Amended Complaint. Defendant Gerald A. Teel Co., Inc. admits that these copyrights are valid and were infringed by its unauthorized reproduction and display of such photographs through its unlicensed use of CoStar's password-protected online services.
2. Defendant Gerald A. Teel Co., Inc. admits that its use of CoStar services for which it has not obtained a valid license is a violation of the Terms of Use of CoStar's Web site.
3. Defendant Gerald A. Teel Co., Inc. and its officers, agents, servants, employees, and any other person in active concert or participation with them, who

receive actual notice of this order by personal service or otherwise, are hereby immediately and permanently restrained and enjoined from:

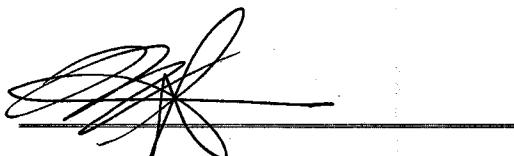
- a. Making unauthorized reproductions or displays of CoStar's copyrighted photographs by means of unlicensed use of CoStar's password-protected online services.
- b. Making use of CoStar password-protected online services for which it has not obtained a valid license agreement from CoStar.

4. This Court shall retain jurisdiction over this action for the purpose of enforcing the Settlement Agreement and resolving any disputes relating thereto.

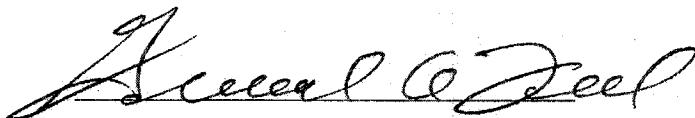
IT IS SO ORDERED.

United States District Judge

Stipulated and Agreed To:



*Counsel for Plaintiffs CoStar Realty Information, Inc.
and CoStar Group, Inc.*



Gerald A. Teel, President, Gerald A. Teel Co., Inc., pro se

CERTIFICATE OF SERVICE

I hereby certify that service required by Fed. R. Civ. P. 5 was made, and that a true copy of the foregoing document was served upon the attorneys of record for the following parties by electronically filing the document with the Clerk of Court using the CM/ECF system, which caused a Notice of Electronic Filing (NEF) to be sent to the following on May 28, 2008:

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I further certify that service required by Fed. R. Civ. P. 5 was made, and that a true copy of the foregoing document was sent to the following via overnight FedEx on May 28, 2008:

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